

**Weekly Status & Information Report:  
Week of November 28, 2005**

1. **Community Center Grand Opening:** Takoma Park will be celebrating the grand opening of the Takoma Park Community Center on Sunday, December 11 from 2-4:30 pm. Although the building is still under construction, most of the rooms are completed, classes are being held and art decorates the atrium and hallways. Please come see! Be sure to be present right at 2 pm for the opening ceremonies, then stay for the music, program demonstrations and a look around. *(Community & Government Liaison)*

2. **Condominium Conversion Bill Update:** The City of Takoma Park had requested State legislation (affecting Montgomery County only) to address a number of condominium conversion issues in our area. Specifically, bill MC 612-06 would have allowed Montgomery County or any municipality in Montgomery County to declare a Rental Housing Emergency in certain situations which would trigger additional regulations affecting condominium conversion. That bill has been "Special Ordered," which essentially tables the bill. However, other condominium conversion legislation is being considered, to be effective Statewide. While the other legislation would not likely have the teeth of the bill we wanted, we are glad that the issue has risen to the attention of our State legislators. We will be working through the upcoming Legislative Session to advance Takoma Park's interests in this area of special concern. *(Community & Government Liaison)*

3. **Sad News:** It is with regret that we inform Council of the passing of Terry Seamens' mother-in-law who died yesterday morning. Details on memorial and funeral services will be available soon. *(Executive Assistant)*

4. **Carroll Avenue Streetscape (Ward 1):** The public art installation on Carroll Avenue is near completion. The following weeks in December will include tree plantings, lamp base construction, and a general cleanup of the work areas. Street markings, including thermoplastic crosswalks, are being scheduled for the next few weeks. *(Housing and Community Development)*

**4. Tenant Opportunity to Purchase (Wards 3, 4 and 6):**

- The tenants residing at 251 Manor Circle went to closing on their 7-unit rental property last week. The property was put on the market for sale in October 2004. With the assistance of the Tenant Capacity Building Program, the residents formed a tenants' association and exercised their right to purchase under Takoma Park's Tenant Opportunity to Purchase Law. They have decided for now to maintain the property as rental. Congratulations to the tenants for their hard work and perseverance in accomplishing their goal!!

- The City received notification that the owner of 111 Lee Avenue has accepted a contract of \$7,250,000 for the sale of the 46 unit property. The property was previously offered to the tenants in June 2005 for \$9,000,000. The owners must now re-offer the opportunity to purchase to the tenants since there has been a decrease in the sales price of at least 10%. A letter will be sent to the tenants notifying them of their opportunity to purchase.

- The Tenant Capacity Builders are continuing to meet with residents of 641 Houston Avenue and 1001, 1003 and 1005 University Blvd. In regard to 641 Houston Avenue, the owner had informed the tenants in June 2005 that the property was going to be converted to a condominium. As required by state law, he filed notification of a condo regime with the secretary of state however the tenants are disputing whether this notice contained the proper information for it to be valid. The tenant association is being represented by a pro-bono attorney in this effort. Tenants residing at 1001, 1003 and 1005 University Blvd. have been informed that the County is interested in the purchase of their rental property. The owner accepted a third party contract in September 2005. The tenants were notified of their right to purchase, which they have declined. Meetings with the tenants are continuing to keep them informed of the county's interest in this property. The County has until December 31, 2005 to submit a matching contract to the owner. *(Housing and Community Development)*

5. **Winter Program:** The Recreation Department's Winter 2006 Program Guide is out. Make sure you get a copy. You can find the guide in the Takoma Park Newsletter and as a downloadable PDF on the website. *(Recreation)*

6. **Officers on Patrol (Wards 4 & 5):** High visibility patrol is being conducted in the Flower Avenue area in the evening. The overtime detail is supported by funding from the Longbranch Weed and Seed program. *(Police)*

7. **Shift Change:** Changeover for patrol squads took place last weekend. Squads 1 and 3 (Sgts. Bowers and Frishkorn) moved to the night shift. Squads 2 and 4 (Sgts. Hammond and Skibicki) moved to the day shift (8 a.m. to 8 p.m.), which should be considered when trying to reach these officers. This schedule will last through January 8, 2006. *(Police)*

8. **The Book Club:** The Friends of the Library book club, initiated by Merrill Leffler, had its first meeting Wednesday evening, November 30, in the Community Center. Fourteen enthusiastic participants discussed "The Color of Water: a Black Man's Tribute to His White Mother" by James McBride. The group will next meet on February 1st for a discussion of "Tortilla Curtain" by T.C. Boyle. Multiple copies of Boyle's book will soon be available for checkout in the Library. The book discussion group is open to everyone, and newcomers are welcome. Call the Library for additional information. *(Library)*

9. **Floral Arts:** Karen Nelson Kent will offer a hands-on class in the floral arts on Monday December 5 at 7:00 PM in the Library. Participants will learn techniques for making winter garlands, and are asked to bring some materials. Ms. Kent is a member of the American Institute of floral Designers, the owner of "Floral Diversity" and is a popular instructor at Brookside Gardens, as well as a Takoma Park Library staff member. Call the Library to register, or for more information. Class size is limited. *(Library)*